SOLID WASTE MANAGEMENT PLAN



City of Tybee Island 2008-2018

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I. INTRODUCTION

1.1 DEFINE PLANNING AREA

The City of Tybee Island Solid Waste Management plan (SWMP) has been prepared in order to meet the requirements of the Official Code of Georgia, Annotated, Section 12-8-20 et seq., also known as the Georgia Comprehensive Solid Waste Management Act. The SWMP provides elected officials and citizens of Tybee Island an opportunity to ensure future solid waste management needs are anticipated and properly planned for. It has been prepared in accordance with the Minimum Planning standards and Procedures for Solid Waste Management set forth by the Georgia Department of Community Affairs for the planning period 2008-2018.

The plan is organized according to five core-planning elements:

- 1. Waste Reduction
- 2. Waste Collection
- 3. Waste Disposal
- 4. Land Limitation
- 5. Education and Public Involvement

The first section of the Plan includes a waste stream analysis along with a study of the categories of solid waste produced by the City of Tybee Island. This section categorizes waste generation sectors (residential, commercial, etc.) and how much waste is collected and disposed of from each sector. The second section describes ongoing and needed waste reduction, collection, and disposal activities. The third section evaluates the community's land limitation areas for future siting of waste management facilities and reviews the on-going and needed educational and public involvement activities for effective solid waste management. Finally, the plan recommends an implementation strategy to achieve the goals and objectives for effective solid waste management.

The Solid Waste Management Act requires that this Plan:

- Provide for adequate solid waste collection capability and disposal capacity within the planning area for at least ten years from the date of plan completion;
- Identify solid waste handling facilities within the planning jurisdiction; and
- Identify the areas where a solid waste facility may not be suitable given characteristics of the environment.

1.2 IDENTIFY THE PERSON RESPONSIBLE FOR THE PLAN

The person responsible for updating the Solid Waste Management Plan is:

Joe Wilson, Public Works Director P.O. Box 2749 Tybee Island, Georgia 31328 Phone: 912-786-4573 ext. 132 Email: jwilson@cityoftybee.org

1.3 OVERVIEW OF THE AREA COVERED IN THE PLAN

1.3.1 PLANNING AREA

The Tybee Island Solid Waste Management Plan encompasses all areas within the corporate limits of the City of Tybee Island. The City of Tybee Island, Georgia, is on the outermost barrier island off the Savannah area coast approximately 18 miles from downtown Savannah. Situated at an elevation of 10'+/- above sea level, the City covers approximately 3.2 square miles or 2,061 acres which is less than 1% of the land in Chatham County. Table 1 provides a comparison of the size of each City and unincorporated Chatham County.

Table 1 - Size Comparison of Chatham County Municipalities

NAME	TOTAL ACREAGE	SQUARE MILES	PERCENTAGE OF CHATHAM COUNTY
Bloomingdale	9,081.50	13.91	2.7%
Garden City	8,901.10	14.19	2.7%
Pooler	18,027.00	28.17	5.4%
Port Wentworth	10,691.40	16.71	3.2%
Savannah	52,299.40	81.72	15.7%
Thunderbolt	1,014.30	1.58	0.3%
Tybee Island	2,061.10	3.22	0.6%
Unincorporated Chatham County	231,819.50	362.22	69.4%
Vernonburg	270.30	0.42	0.1%
TOTAL:	334,166	522	100%

1.3.2 TOPOGRAPHIC INFORMATION/UNIQUE FEATURES

As a barrier island, Tybee Island has a unique and wide array of natural resources. The beach, dune and marsh ecosystems are complex, intricately interconnected, and provide important habitat for many species of birds and animals. The coastal marshlands are home to many species of wading birds including herons, egrets, ibis, and storks as well as small mammals and reptiles, such as the Diamond Back Terrapin. Coastal marshlands and beaches account for a significant percentage of the total land area on the island. Collectively, these resources represent 38% of the City area with the wetlands totaling 3,500 acres and beaches 260 acres. There are approximately 30 miles of streams and waterways in the City. These features add to the diverse habitat present in the community. The entire City of Tybee Island falls within the FEMA 100-year flood zone.

Tybee Island has been extensively developed and much of the original natural habitat is gone. While canopy trees have been preserved in many locations, the understory that is a critical component of the ecosystem has been removed. Fortunately, some of the original maritime forest remains on Tybee. The City has established several conservation easements to protect the remaining maritime forest while also making it accessible to the public for education and passive recreation. These easements include the Sally Pearce Nature Trail and Blue Heron Park. The Rosewood Painted Bunting Preserve is a mixed habitat of pine and wax myrtle adjacent to the dune system.

1.3.3 POPULATION

Due to the City's popularity as a vacation destination, the population of the City of Tybee Island varies widely with the seasons. The city's full time population is projected to steadily increase from 3,563 to approximately 4,346 by 2020. In an effort to provide a solid database from which to plan for solid waste management, the City of Tybee Island has developed a detailed and accurate population estimate utilizing the 2000 US Census Bureau information provided by the Department of Community Affairs and the City's Certificates of Occupancy for new residential units.

Table 2 shows the historic population trends for Tybee Island as well as future projections.

Table 2 City of Tybee Island - Population Projections

	1980	1985	1990	1995	2000	2005	2010	2015	2020
Tybee Island	2,240	2,541	2,842	3,117	3,392	3,536	3,832	4,100	4,346
Rate of increase		13.44%	11.85%	9.68%	8.82%	4.25%	8.37%	7.00%	6.00%
New residents		301	301	275	275	144	296	268	246

Source: Georgia Department of Community Affairs (www.georgiaplanning.com)

Population figures for 1980 through 2000 were gathered from the 2000 US Census Bureau information. In order to accurately estimate Tybee Island's population in 2005, the number of residential COs issued between 2001 and 2005 was multiplied by the average household size as established by the 2000 US Census Bureau. The total number of residential units issued COs on Tybee Island during that timeframe was 95. In order to account for those new residential units that would primarily be used for vacation rentals (and would therefore not add to the additional year-round population count), this number was reduced by 27% (in accordance with the current percentage of residential units used for vacation rentals) to 69 new residential units. This number was multiplied by the average household size (2.07) to determine the population growth between 2001 and 2005. Based on this methodology, the City's population increase between 2001 and 2005 was 144 people or 4.25%.

To estimate the population growth between 2005 and 2010, a similar methodology was utilized. The number of residential units issued COs in 2006 was 96. Based on the average number of new residential units issued COs between 2001 and 2006, it was further assumed that approximately 100 additional residential units would be constructed between 2007 and 2010. Assuming that the same percentage of units is inhabited by year-round residents and that the average household size would remain the same, this would equate to a population growth of 296 from 2005 to 2010.

To estimate the population growth from 2010 through 2030, it was assumed that the growth rate would decrease due to the limited amount of developable land remaining on Tybee Island. The rate of decrease in the population growth percentage was estimated to be approximately equal to the rate of decrease observed in population growth between 1980 and 2000.

1.3.3.1 SEASONAL POPULATION VARIATION

The City of Tybee Island is unique in that the population changes drastically with the seasons. As a beach vacation destination, the population begins to swell in late spring and peaks during the summer months. All planning

decisions, including solid waste management, are made based on peak population numbers to ensure that residents and visitors are adequately served. As part of the Master Plan, an inventory of seasonal rental properties was conducted. The inventory revealed that of the approximately 3,091 residential properties in the city, 852 are rental units. This accounts for nearly 27% of the total amount of residential property on the island. When all rental units are full the Master Plan estimates that the population of the island increases by approximately 2,702 to 6,238. This is a 73% increase over the full-time population of 3,536. This population increase only accounts for overnight visitors and does not include estimates for the number of "day trippers" or visitors who come for the day but do not spend the night. City staff, including the Public Works, the Police and Fire Departments estimate that the population of the City can swell to as many as 39,000 on a holiday weekend such as Fourth of July.

Table 3. City of Tybee Island Rental Properties

Total Residential Properties	3,091
Total Rental Properties	852
Percentage of Rental Properties	27.6%

Source: City of Tybee Island

1.3.3.2 NUMBER OF HOUSEHOLDS

The number of people that make up the typical "household" in Chatham County and Tybee Island has followed a national trend toward smaller households as people are having fewer children, the population is aging, and the number of persons living alone has increased as reflected in Table 4.

Table 4. Average Household Size

				0						
1980	1985	1990	1995	2000	2005	2010	2015	2020	2025	2030
2.33	2.31	2.28	2.18	2.07	2.01	1.94	1.88	1.81	1.75	1.68
2.78	2.68	2.59	2.54	2.49	2.42	2.35	2.27	2.2	2.13	2.06
	2.33	2.33 2.31	2.33 2.31 2.28	2.33 2.31 2.28 2.18	2.33 2.31 2.28 2.18 2.07	2.33 2.31 2.28 2.18 2.07 2.01	2.33 2.31 2.28 2.18 2.07 2.01 1.94	2.33 2.31 2.28 2.18 2.07 2.01 1.94 1.88	2.33 2.31 2.28 2.18 2.07 2.01 1.94 1.88 1.81	2.33 2.31 2.28 2.18 2.07 2.01 1.94 1.88 1.81 1.75

Source: Georgia Department of Community Affairs (www.georgiaplanning.com)

1.3.4 ECONOMIC ACTIVITY

Table 5 below provides a summary of the census data to date and the projections based on past trends for employment by industry type for the City of Tybee Island.

Table 5. Employment by Industry

		T	able 5. E	mployme	nt by Indi	ustry				
Category	1980	1985	1990	1995	2000	2005	2010	2015	2020	2025
Total Employed Civilian Population	992	1,124	1,256	1,503	1,749	1,938	2,128	2,317	2,506	2,695
Agriculture, Forestry, Fishing, Hunting & Mining	10	23	35	18	0	0	0	0	0	0
Construction	96	109	121	156	190	214	237	261	284	308
Manufacturing	110	130	150	137	123	126	130	133	136	139
Wholesale Trade	46	32	18	36	54	56	58	60	62	64
Retail Trade	168	220	272	187	101	84	68	51	34	17
Transportation, Warehousing, & Utilities	113	104	95	80	65	53	41	29	17	5
Information	NA	NA	NA	NA	37	NA	NA	NA	NA	NA
Finance, Insurance, & Real Estate	55	59	63	80	96	106	117	127	137	147
Professional, Scientific, Management, Administrative, & Waste Management Services	38	44	49	105	161	192	223	253	284	315
Educational, Health & Social Services	165	142	119	240	360	409	458	506	555	604
Arts, Entertainment, Recreation, Accommodation & Food Services	77	57	37	183	328	391	454	516	579	642
Other Services	30	115	200	154	108	128	147	167	186	206
Public Administration	10	23	35	18	0	0	0	0	0	0

Source: Georgia Department of Community Affairs (www.georgiaplanning.com)

The economy in Tybee Island (as determined through the 2000 US Census Bureau) is primarily made up of a few key industry types. The major employers for the workforce of Tybee Island include:

- Arts/entertainment/recreation/accommodation/food services
- Education/health/social services
- Professional/scientific/management/administration/waste management services
- Construction.

II. WASTE DISPOSAL STREAM ANALYSIS

At the time that preparation for this document began there was no characterization study or waste disposal stream analysis for the City. The information contained in this section was compiled from a variety of sources both external and internal to the City.

2.1 INVENTORY OF WASTE DISPOSED

Table 6 below estimates the total amount of waste disposed of by sector for the City of Tybee Island. Using data from the Georgia Statewide Solid Waste Management Plan for 2005, the estimated tonnage for Municipal Solid Waste (MSW) and Construction and Demolition (C&D) for the City of Tybee Island was extrapolated.

Though the population of Tybee Island fluctuates with the seasons, to date there has not been a need for special services during the summer peaks. Residential trash is collected twice weekly and recycling is collected weekly. This schedule accommodates residents and visitors.

Table 6 - Waste Disposed by Sector

Sector	Tons to MSW Landfill	Component % of Total Disposal	Tons to C&D Landfill	Total Tons
Residential	1,324	40%		1,324
Commercial	921	27%		921
Industrial	472	14%		472
C&D	415	12%	1,019	415
Sludge & Biosolids	239	7%		239
TOTAL:	3,370	100%	1,019	3,370

Source: State of Georgia Solid Waste Management Plan, May 2006

2.1.1 WASTE CHARACTERIZATION

The Georgia Statewide Waste Characterization Study conducted by R.W. Beck for the Department of Community Affairs in 2005 breaks down the percentages by type of material disposed of in a MSW landfill for the area covered by the Coastal Georgia Regional Development Center (CGRDC). The CGRDC serves a ten county area including: Bryan, Bulloch, Camden, Chatham, Effingham, Glynn, Liberty, Long, McIntosh, and Screven Counties. The data included in the DCA Study were generalized and used to calculate the estimated tons per year for Tybee Island as reflected in Table 8

Table 8 - Waste Composition Characterization of Material

Dis	posed
Material	% of Overall Waste Composition
Paper	33%
Plastic	18%
Glass	4 %
Metal	7%
Organic	26%
C&D	6 %

Inorganic 6 %

TOTAL: 100 %

Source: DCA Waste Composition Results for Chatham County, Georgia

2.1.2 WASTE GENERATING DISASTER

A major disaster has the potential to result in significant increase in the amount of waste handled by the City; however, it is difficult to predict how much waste would be generated should such a disaster occur. The types of disasters most likely to occur in Tybee Island are hurricanes, tornadoes, and major rain events accompanied by high winds. The City's Emergency Management Plan includes a contract with Phillips & Jordan, Inc. for disaster debris management. The procedures for collection and disposal of waste resulting from disaster are addressed later in the report.

2.2 DISPOSAL RATE

Table 7 below compares the estimated disposal rate for Tybee Island to that of the State of Georgia. The City of Tybee Island disposal rate was calculated by comparing statewide trends to Chatham County disposal rates. The disposal rate for Georgia is 6.39 pounds per person per day according to the State Solid Waste Management Plan. Lacking a better account for disposal patterns in Chatham County, the City of Tybee Island has opted to use this number as the basis for waste stream analysis. The adjusted annual tonnage was multiplied by 2,000 to convert the tonnage to pounds. The resulting number was then divided by the statewide population and then by 365 to determine the per capita (pounds per day per person) number of 6.39. Annual tonnage rates were calculated using the population numbers for Tybee Island and the per capita rate.

The City believes the statewide per capita number is consistent with the regional trends and is a good number to use for the basis of the Waste Projections in this report. It should be noted that the table below is based on 2005 population estimates as found in the City's Master Plan.

Table 7. - MSW Disposal Rates

Jurisdiction	Tons Per Year	Population	Per Capita (pounds per day)
State of Georgia	10,282,942	8,817,666	6.39
Tybee Island	4,157	3,536	6.39

Source: Georgia Statewide Solid Waste Management Plan, May, 2006

All solid waste collected in Tybee Island is transported out of the city. For most of 2008, waste was taken to the Superior Landfill on Wilmington Island, Chatham County, Georgia. For the last two and a half months of 2008 and moving forward, waste was hauled to the Broadhurst Landfill in Screven, Georgia. For the twelve month period ending December 2008, the total amount of solid waste collected and transported from Tybee Island was 4,124 tons. With the implementation of the City of Tybee Island's contract with Waste Pro, and as the assurance letter demonstrates, the appropriate designate landfill is now Broadhurst Landfill in Screven, Georgia.

2.3 PROJECTED WASTE TO BE DISPOSED

The City of Tybee Island has established a goal of reducing waste by at least 10% for the next ten years. While a quantitative number of 10% is being used as the reduction goal, the focus of reduction efforts during the planning period will include education and community initiatives focusing on curbside recycling, commercial recycling, dry trash, oyster shell recycling, etc.

The estimated annual tonnage rate (6.39 pounds per person per day) was used to project the total tonnage of waste to be disposed of over the ten-year planning period based on population projections included in the City's Master Plan. The City plans on attaining the goal of 10% reduction waste by reducing the total waste disposed of per capita by at least 1% per year, or 0.064 pounds per person per day. The projected tonnage based on this goal is shown in the table below. It is estimated that 48, 583 tons of waste will be disposed of in MSW landfills over the next ten years.

Table 9 (a)	- MSW Dispos	al Projections
/oor	Disposal	Donulatio

Fiscal Year	Disposal Rate	Population	Projected Tonnage
2008	6.39	3,536	4,124
2009	6.33	3,748	4,330
2010	6.26	3,823	4,368
2011	6.20	3,880	4,390
2012	6.14	3,939	4,414
2013	6.08	3,998	4,436
2014	6.02	4,058	4,458
2015	5.96	4,119	4,480
2016	5.90	4,180	4,501
2017	5.84	4,243	4,522
2018	5.78	4,307	4,543
TOTAL	•		48,566

Source: U.S. Census Bureau

Table 9 (b) - Projected Waste Composition Characterization of Material Disposed (Tonnage)

Material	% of Total Waste Stream	Projected Tonnage	
Paper	33%	16,032	
Plastic	18%	8,745	
Glass	4 %	1,943	
Metal	7%	3,401	
Organic	26%	12,632	
C&D	6 %	2,915	
Inorganic	6 %	2,915	
TOTAL		48,583	

III. WASTE REDUCTION ELEMENT

INVENTORY & ASSESSMENT OF WASTE REDUCTION PROGRAMS

3.1 SOURCE REDUCTION PROGRAMS

Source reduction refers to the actions and programs a jurisdiction has in place to reduce the amount of waste generated by the consumer. The City of Tybee Island encourages source reduction by producing informational material distributed to residents through the City's web site (www.cityoftybee.org) and public access channel (Comcast Channel 7). The City's Master Plan also promotes historic preservation initiatives which would reuse building materials rather than sending them to a landfill

3.1.1 RECYCLING

The City of Tybee Island currently utilizes our third party MSW collector, WastePro, to implement a once per week curbside recycling program which collects paper, glass, aluminum, steel/tin, newspapers, cardboard, and plastics. There is a flyer found on the City of Tybee Island website, www.cityoftybee.org, and included as an Appendix in this Plan, that states the materials collected, preparation of such materials, and a list of those goods in each category not to be recycled as they are deemed unacceptable.

3.1.2 RECYCLING FACILITIES

The City of Tybee Island currently utilizes our third party MSW collector, WastePro, to implement a once per week curbside recycling program which collects paper, glass, aluminum, steel/tin, newspapers, cardboard, and plastics. The materials are collected and transported to WastePro's recycling facilities off of Tybee Island. The Department of Public Works does house a recycling drop-off location at their Polk Street facility where bins are provided for aluminum, cardboard, newspapers, and a separate staged area for large metal items such as household appliances. This facility is operated under the normal working hours of the Department of Public Works. The City of Tybee Island does not handle nor have any program that handles the disposal of such items as household hazardous waste, lead acid batteries, tires, and white goods. There are locations within Chatham County where the items can be taken but at the current time there are no facilities on Tybee Island where they may be taken.

3.1.3 YARD TRIMMING PROGRAMS & FACILITIES

The City of Tybee Island, through WastPro, conducts curbside collection of yard trimmings on a monthly basis. Yard trimmings including grass clippings, leaves, shrubs, brush, tree trimmings, palm fronds and other trash generated from general yard maintenance performed by homeowners is collected. Dry trash is taken to the City's Public Works complex where it is chipped into mulch. In addition, there is a also a dry trash dumpster located that the Public Works facility at Polk Street where residents can take their yard trimmings.

3.1.4 ITEMS REQUIRING SPECIAL HANDLING

The City of Tybee Island currently does not have a formal program for the recycling of special materials. However, the City collects and properly disposes of items such as tires and liquids that are illegally dumped in the City. The City coordinates with the City of Savannah to promote the annual E-recycling program and "The Great Tire Roundup". Residents may also call WastePro to request a special collection of those materials not picked up as part of routine waste collection such as appliances and furniture type items.

With the exception of the items listed above, the City of Tybee Island does not handle nor have any program that handles the disposal of such items as household hazardous waste, lead acid batteries, tires, and white goods.

3.2 WASTE GENERATING DISASTER

A major disaster has the potential to result in significant increase in the amount of waste handled by the City; however, it is difficult to predict how much waste would be generated should such a disaster occur. The types of disasters most likely to occur in Tybee Island are hurricanes, tornadoes, and major rain events accompanied by high winds. The City of Tybee Island has a contract with Phillips & Jordan, Inc. for disaster debris management. The procedures for collection and disposal of waste resulting from disaster include storage of the waste at a site designated by the Department of Public Works and will encompass use of the parks and recreation areas within the City to store the debris materials and allow clean up efforts to begin.

In the event of any sort of disaster affecting Tybee Island, the City will await the go ahead from the Chatham County Emergency Management Agency (CEMA) before personnel are allowed to reenter the Island. The amount of time before reentry is permitted will depend on the type of disaster and extent of the damage. As access is limited to one road entering and exiting the Island, it is anticipated that a quick response to waste would be critical.

3.3 ASSESMENT OF CURRENT WASTE REDUCTION & RECYCLING PROGRAMS

The City of Tybee Island has an aggressive and pro-active recycling program. Recycling bins are provided to every residence for curbside pick-up. In October 2008, the City changed waste providers from Waste Management to WastePro. This change made it possible for corrugated cardboard to be collected as part of curbside recycling. WastePro recycling bins are provided to departments in City Hall, allowing the City to lead by example with daily recycling.

The City provides a recycling facility at the Department of Public Works that accepts aluminum, glass, cardboard, plastic, dry trash, and oyster shells.

The City also provides recycling bins to every City department, accompanying trash cans on the beach, in all public parks, at every public beach access point, and for special events in the city.

The City is exploring the possibility of providing glass and cardboard recycling to businesses. The City would collect the glass at centralized collection points in the business districts and haul it to the Public Works complex. Public Works would then crush the glass for use in city infrastructure projects.

3.4 NEEDS AND GOALS

In order to meet the goal of reducing waste generation by at least 10% the following steps should be considered and implemented:

GOAL: To meet a waste reduction goal of 10%

- Strategy 1: Public Works should continue to pursue a glass recycling program.
- Strategy 2: Develop a program to recycle corrugate cardboard from commercial users.
- Strategy 3: Establish a recognition program for businesses that recycle to further encourage participation in the recycling program.
- Strategy 4: Continue and expand waste reduction education campaigns.
- Strategy 5: Educate residents and visitors about curbside recycling and composting.

IV. WASTE COLLECTION ELEMENT

4.1 INVENTORY OF COLLECTION

4.1.1 INVENTORY OF EXISTING PROGRAMS

The City of Tybee Island provides curbside collection services to all residents within the City. This service is provided through a private contractor, WastePro, with pick-up twice per week for household garbage and once per week for recycling and dry trash. Waste collection fees are included on resident water bills.

Tybee Island currently contracts with WastePro for all residential curbside collection services. Once collected, residential solid waste is hauled to the Broadhurst Landfill in Screven, Georgia and single-stream recyclables are hauled to the Pratt MRF in Savannah.

C&D waste collection is handled by each business or developer as needed. A business or developer contracts directly with a waste hauler for service or to haul waste directly to a landfill themselves. The City of Tybee Island passed an ordinance in 2006 which requires that all dumpsters be covered at the end of business every day. This is in an effort to prevent trash and debris from blowing out of the dumpster and becoming litter.

4.1.2 CONTINGENCY STRATEGY

In the event that service is interrupted, the residents will be notified as soon as possible through various channels that include knocking on doors by DPW staff, flyers, through the City of Tybee website, and through the various social networking sites utilized by the City for government information. With the potential of a pending interruption in service, the Department of Public Works would use a 2009 Ford F-550 front end loader with 6 cubic foot base to handle the collection of MSW during the period of service interruption

Additionally, the City of Tybee Island Department of Public Works will stage sites around the City to store debris in the event that service is interrupted from the Island and cannot get the materials to the landfill. The staging areas will be determined by DPW and will go in to effect immediately upon the disruption of service. The most likely locations for such areas are going to be the public parks located throughout the Island.

4.2 ASSESSMENT OF COLLECTION PROGRAMS

Residents of Tybee Island may also choose to deliver solid waste to the City's Public Works facility. Public Works will accept household trash, dry trash, and recycling from City residents. The Public Works facility is served by WastePro under the contract that also provides service to residential customers and is subsidized by the City.

In July 2008, the City installed two compactors in the South End Business District to help manage commercial waste and make the district more inviting for residents and visitors by removing roll-out containers from sidewalks along Tybrisa, portions of The Strand, and portions of Butler Avenue. Compactors are located at the following locations:

- One 30-yard compactor is located in the City right-of-way on Lovell Avenue between Sixteenth Street and Inlet; and
- A 10-yard compactor is located in the City right-of-way at on Atlantic Street just east of Butler Avenue.

Compactor use is charged as part of utility billing. The compactors are served under a contract with Republic Waste Services. During the off-season, October through March, the compactors may only be pulled once per month. At the height of the summer season the compactors are pulled at least weekly. The compactors are monitored by the Department of Public Works and a pull can be scheduled at any time as circumstances warrant.

4.2.1 YARD TRIMMINGS & BULK ITEM COLLECTION

The City of Tybee Island collects yard trimmings as part of the regular curbside collection program. Dry trash is considered as any item normally accumulated in the care and maintenance of a residence including, but not limited to, yard trimmings, leaves, paper, cardboard, wood, metal, and rubber. Leaves, yard clippings, paper, straw, and loose yard care items can be placed in water tight bags or other suitable containers which, when full, do not exceed fifty (50) pounds in weight. Paper recycling bags may be used if they are kept dry until pick-up. Heavy brush and tree branches no longer than three feet in length and six inches in diameter and consisting of a pile of no larger than five cubic yards will also be collected. In the event that a resident has piles lager than specified above, they may contact WastePro and establish a special pick-up.

Yard waste picked up by WastePro is taken to Green Space, Inc. in Ridgeland, South Carolina. Yard waste taken to the Public Works facility is chipped and turned into mulch. Mulch is used for City projects and is available for free to residents.

Bulk items may be delivered to the City's Public Works facility or a resident can call WastePro and request a special pick-up of bulk items such as appliances.

4.3 ILLEGAL DUMPING / LITTERING

Illegal dumping, particularly construction debris, and littering are a challenge for the City of Tybee Island. The City works to track and clean-up sites where illegal dumping has occurred.

Littering is a challenge in the South End Business District and on the beach. Of particular concern is the number of cigarette butts dropped in flower beds and on the beach. There have also been concerns for the clean-up of dog feces around the Island and the city has implanted, under City Code 10-27, that not cleaning up after your dog is illegal littering. The Tybee Beautification Association, a non-profit community group, coordinates 3 beach sweeps each year. The group also participates in "Adopt-a-Highway" clean-ups along Highway 80 four (4) times per year. In years past, they have conducted litter surveys. Their most recent anti-litter campaign is a life-size puppet rapper named "Mr. Naz T. Butt." The character's efforts include visits to various schools and events in the Chatham County area, a video which debuted first on the City of Tybee's local cable access channel, and a coloring book which can be downloaded from the Association web site.

4.4 NEEDS AND GOALS

It appears that the City of Tybee Island is currently serviced with enough capacity in terms of haulers to cover the island at 100% for the next ten years. The City intends to study and implement additional methods of encouraging and assisting local businesses to reuse and recycle applicable waste components including (Please refer to the Implementation Strategy for further details):

Goal: As a public-private partnership, work with the business community to create a business recycling program that would aid in the overall waste reduction for the City's goal of 10%

- Strategy 1: Work with Waste haulers to ensure that trash collection maintains reliability.
- Strategy 2: Ensure that the area South End Business District compactors are kept clean.
- Strategy 3: Require all waste contracted by the City report quantities hauled.
- Strategy 4: Consider expanding the recycling facility to include room for composting.

Strategy 5: Work with the businesses to assist in the distribution of educational materials on the recycling capabilities that are available on the Island.

V. WASTE DISPOSAL ELEMENT

5.1 INVENTORY OF SOLID WASTE DISPOSAL FACILITIES

5.1.1 ASSURANCE OF 10-YEAR CAPACITY

MSW collected in the City of Tybee Island by WastePro is transported to the Broadhurst Landfill in Screven, Georgia. The facility is privately owned and operated. The Broadhurst landfill allows disposal of all municipal solid waste created within the City of Tybee Island. The Broadhurst Landfill has assured the City of Tybee Island that they have the capacity to dispose of the amount of waste anticipated (48,583 tons) to be disposed of by the City of Tybee Island through the year 2018. All materials, with the exception of those that are deemed to be hazardous in nature, will be disposed of at the Broadhurst Landfill, located in Screven, Georgia. The Landfill Capacity Assurance letter from Broadhurst Landfill is included in the Appendix.

5.1.2 CONTINGENCY STRATEGY/HAZARD DEBRIS MANAGEMENT

As stated in the collection element, the City's Emergency Management Plan, which can be found at http://www.cityoftybee.org/EmergencyMgmt.aspx, includes a contract with Phillips & Jordan for debris removal and disposal in the event of a disaster. The agreement includes arrangements for:

- clearing debris from public roads, rights-of way, and easements:
- temporary debris management;
- and internal checks to account for the amount of debris removed from the city.

Additionally, the City of Tybee Island Department of Public Works will stage sites around the City to store debris in the event that service is interrupted from the Island and cannot get the materials to the landfill. The staging areas will be determined by DPW and will go in to effect immediately upon the disruption of service. The most likely locations for such areas are going to be the public parks located throughout the Island in the event that capacity is reached at the Public Works facility.

5.2 NEEDS AND GOALS

Goal: Continue to ensure that the City has a plan in place to ensure that sufficient disposal capacity is available to handle the projected tonnage of MSW over the planning period from 2008-2018.

Strategy 1: Develop a contingency plan of alternate landfill sites in order to dispose of the City's solid waste materials.

Strategy 2: Work with WastePro, or the designated City waste contractor, to annually monitor the capacity levels for the Broadhurst Landfill.

Strategy 3: Coordinate with the businesses that could possibly generate or store hazardous waste and the Fire Department to maintain an inventory that is updated annually.

VI. LAND LIMITATIONS ELEMENT

When evaluating sites for landfills or waste handling facilities local governments must review and analyze many different issues. As previously discussed, Tybee Island is a barrier island with a unique and fragile environment. This unique environment severely limits the kind of development that can occur on the island. There is very little vacant land that is suitable for development. The amount of land available for any type of recycling, recovery, composting or solid waste disposal facilities is even more limited. A map demonstrating the land use limitations is shown in the Appendix.

6.1 NATURAL & ENVIRONMENTAL LIMITATIONS

This section outlines some of the rules and regulations regarding siting a solid waste facility for location within a city.

6.1.1 Water Supply Watersheds

"DNR Rule 391-3-16-.01(7)(c)1 requires that at any location within a small water supply watershed, new solid waste landfills must have synthetic liners and leachate collection systems."

Tybee Island does not fall within the boundaries of a water supply watershed.

6.1.2 Groundwater Recharge Areas

"DNR Rule 391-3-16-.02(3)(a) requires that in significant groundwater recharge areas, DNR shall not issue permits for new solid waste landfills not having synthetic liners and leachate collection systems."

Tybee Island does not fall within the boundaries of any groundwater recharge areas.

6.1.3 Wetlands

"DNR Rule 391-3-16-.03(3)(e) establishes that solid waste landfills may constitute an unacceptable use of a wetland." "DNR Rule 391-3-4-.05(1)(e) prohibits the development of solid waste landfills in wetlands, as defined by the U. S. Army Corps of Engineers, unless evidence is provided by the applicant to EPD that use of such wetlands has been permitted or otherwise authorized under all other applicable state and federal laws and rules."

The City of Tybee Island contains roughly 3,500 acres of wetlands, which accounts for nearly 38% of the total land area in the City. Applicable DNR rules will be referenced and applicants will be required to obtain a Section 404 Permit prior to getting a Land Disturbance Permit.

6.1.4 River Corridors

"DNR Rule 391-3-16-.04(4)(h) prohibits the development of new solid waste landfills within protected river corridors."

Tybee Island does not contain, nor does it fall within the buffer of any protected river corridors.

6.1.5 Protected Mountains

"DNR Rule 391-3-16-.05(4)(I) prohibits the development of new solid waste landfills in areas designated as protected mountains."

There are no protected mountains in the City of Tybee Island.

6.1.6 Floodplains

"DNR Rule 391-3-4-.05(1)(d) stipulates that any solid waste landfill located in the 100-year floodplain shall not restrict the flow of the 100-year flood, reduce the temporary water storage capacity of the floodplain, or result in a washout of solid waste so as to pose a threat to human health or the environment."

The entire City of Tybee Island is within the 100-year floodplain; therefore, applicants seeking to develop a landfill or solid waste handling facility are required to obtain a Section 404 Permit prior to receiving a Land

Disturbance Permit.

6.1.7 Fault Zones, Seismic Impact Zones & Unstable Areas

"DNR Rule 391-3-4-.05(1)(f) focuses on fault areas and requires that new landfill units and lateral expansions of existing landfills not be located within 200 feet of a fault that has had a displacement in Holocene time, unless an alternative setback distance of less than 200 feet will prevent damage to the structural integrity of the landfill and will protect human health and the environment." "DNR Rule 391-3-4-.05(1)(g) prohibits the development of new landfills and lateral expansions of existing landfills in seismic impact zones, unless all landfill containment structures, including existing landfill liners, leachate collection systems, and surface water control systems, are designed to resist the maximum horizontal acceleration in lithified earth material for the site." "DNR Rule 391-3-4-.05(1)(h), existing landfills and lateral expansions of existing landfills located in an unstable area must demonstrate that engineering measures have been incorporated into the landfill's design to ensure that the integrity of the structural components of the landfill will not be compromised."

An engineer (P.E.) or registered geologist is required to conduct a hydro-geological assessment at the proposed location of any new solid waste disposal facility. The potential for problems to result from development on fault zones, areas susceptible to seismic activity, and unstable ground are evaluated as part of this assessment. The DNR rules for each of these items are listed above.

6.1.8 Significant Groundwater Recharge Areas

"DNR Rule 391-3-4-.05(1)(j) requires new solid waste landfills or expansions of existing facilities within two miles of a significant groundwater recharge areas to have liners and leachate collection systems, with the exception of facilities accepting waste generated from outside the county in which the facility is located. In that case, the facility must be totally outside of any area designated as a significant groundwater recharge area."

The City of Tybee Island does not fall within the boundaries of any significant groundwater recharge areas.

6.2 LAND USE & ZONING LIMITATIONS

6.2.1 Zoning Restrictions

"DNR Rule 391-3-4-.05(1)(a) requires that the site must conform to all local zoning/land use ordinances, and that written verification of such be submitted to EPD."

The City of Tybee Island Land Development Code does not make provision for landfills or waste handling facilities. Developers seeking to develop such a facility may make application to the city seeking special review or a variance as may be appropriate. As there are no specific provisions for landfills, one must consider that under the current City ordinances, there are no suitable locations for the location of any potential landfills within its boundaries.

6.2.2 National Historic Sites

Tybee Island has three districts and five individual properties listed on the National Register of Historic Places. The potential impact of a landfill or waste handling facility on these resources should be carefully considered when siting such facilities.

6.2.3 Airport Safety

"DNR Rule 391-3-4-.05(1)(c) requires that new solid waste landfill units or lateral expansions of existing units shall not be within 10,000 feet of any public use or private use airport runway end used by turbojet aircraft or within 5,000 feet of any public use or private use airport runway end used by only piston type aircraft."

The City of Tybee Island is not within 5,000 feet of any airport.

6.2.4 Political Subdivisions

According to the Georgia Comprehensive Solid Waste Management Act, it is prohibited to develop an MSW landfill within one-half mile of an adjacent county's border without the approval of the governing authority. Tybee Island is located less than one-half mile from the state border with South Carolina.

6.2.5 Plan Consistency

Before the Georgia Environmental Protection Division will issue a permit for a new solid waste handling facility or facility expansion the applicant must demonstrate that the proposed action is consistent with the Solid Waste Management Plan. The City of Tybee Island will also review the proposed action for consistency with the community vision stated in the Master Plan. It will be the responsibility of the site owner/operator to submit a written document to the City at least 60 days prior to filing for a solid waste handling permit that addresses how the proposed facility meets the goals and objectives identified in the Solid Waste Management Plan and the impact the facility will have on the community. Following is an outline of points of consideration when reviewing applications for solid waste handling facilities:

- 1. Any proposed facility shall meet the specific goals identified in the Solid Waste Management Plan, specifically the impact on collection, disposal, and existing reduction and recycling efforts in the City.
- 2. Any proposed facility and its operations plan shall minimize its impact on the community in the following areas:
 - a. The impact to vehicle traffic and public safety around the proposed facility and throughout the City shall not reduce the level of service by more than one letter for all roadways and intersections within 2,000 feet (without improvements).
 - b. The impact of the facility to natural and cultural resources in the City not already covered shall be minimized to the greatest extent practicable.
 - c. The impact to residential and commercial solid waste management rates shall not cause an increase in collection or disposal rates.
- 3. Any proposed facility shall provide financial assurance to address potential environmental issues.
- 4. Any proposed facility shall meet the geographic site limitations defined in this Solid Waste Management Plan.
- 5. Any proposed facility shall be an allowable use based on existing zoning.

The City Council will hold at least one public hearing on the proposed facility to get feedback from City residents. Based on the results of the initial public hearing, City Council can decide whether additional public meetings are necessary. Following the public meeting(s), the City Council will evaluate the proposed facility and all related documentation for consistency with the Solid Waste Management Plan and goals established in the Master Plan. The applicant will be notified within 30 days regarding the status of the review. The City Council will either determine that the proposed facility is consistent with the Solid Waste Management Plan or document any inconsistencies. The applicant will have the opportunity to address any inconsistencies and resubmit the application to City Council for review. Once a proposed facility is considered acceptable by the City, the Council will issue a letter to the applicant stating the facility is consistent with the Solid Waste Management Plan.

6.2.6 NEEDS AND GOALS

As Tybee Island is a location that is small in geographic nature and developed on the verge of maximum load, there are physical land limitations in themselves given the lack of available and buildable land. Given that there is limited space on the Island for siting of any type of waste facility, whether landfill, recycling, or an inert landfill, the goal for this section needs to be specific.

Goal: To ensure that the possibility for the siting of any sort of waste handling facility on Tybee Island be consistent with state and local solid waste management plans, as well as any other regulatory requirements.

Strategy 1: Adhere to any applicable character area design guidelines consistent with the City's Master Plan.

Strategy 2: Review and amend the Land Development Code in order to maintain uniformity with the Master Plan and the Solid Waste Management Plan.

Strategy 3: Implement, if necessary, the Plan Consistency Process of the Tybee Island Solid Waste Management Plan.

Strategy 4: Continue to protect all environmentally sensitive areas of Tybee Island.

VII. PUBLIC EDUCATION & INVOLVEMENT ELEMENT

7.1 INVENTORY & ASSESSMENT OF PUBLIC EDUCATION AND INVOLVEMENT

The City of Tybee Island has been pro-active in educating residents and visitors about the importance of recycling. Following is a sampling of recent public education and involvement initiatives:

- "Know the Connection" Public Service Announcements on Channel 7
- Naz-T-Butt Public Service Announcements from Tybee Beautification Association on Channel 7 and appearances at a variety of community events
- Tybee Island utilizes a public-private partnership with the Tybee Beautification Association to aid in the sponsorship of Clean Sweep programs and events that focus on clean up of Tybee's roads and thoroughfares.
- Christmas Tree recycling at the Public Works facility
- The City provides recycling containers to special events and festivals at no charge.
- Adopt-A-Road Program.
- Adopt-A-Wetlands Program

7.2 NEEDS AND GOALS

As the primary goal for the Solid Waste Management Plan is reduce the overall waste by 10%, the education of the public becomes a critical need for its overall success. With that in mind the goal for this section is:

Goal: Provide the public, both residents and businesses, with more information so that they become aware of the need and support the local waste reduction efforts.

- Strategy 1: Promote, via links on the City's Website (www.cityoftybee.org), recycling practices for the Island.
- Strategy 2: Promote the prevention of litter through slogans located on future implementation of wayfinding signs.
- Strategy 3: Prepare information to include along with the monthly water bill mailings from the City.
- Strategy 4: Educate the public on the importance of recycling and composting.
- Strategy 5: Engage the homeowner's associations on the Island about the importance of recycling and composting within their neighborhoods.

VIII. IMPLEMENTATION STRATEGY

8.1 IMPLEMENTATION PLAN

#	Project	FY Starting	FY Completed	Responsible Party	Cost Estimate	Funding Source
Was	te Reduction Goal: To Reduce the o	verall was	te 10%			
3.01	Public works should continue to pursue a glass recycling program.	08/09	12/13	City	\$30,000	General Fund
3.02	Develop a program to recycle corrugated cardboard from commercial users.	09/10	11/12	City	\$25,000	General Fund, DCA, DNR
3.03	Establish a recognition program for businesses that recycle to further encourage participation in the recycling program.	09/10	17/18	City	\$10,000	General Fund, DCA, DNR
3.04	Continue and expand waste reduction education campaigns	09/10	17/18	City	\$8,000	General Fund
3.05	Educate residents and visitors about curbside recycling and composting.	09/10	10/11	City	Staff Time	General Fund
Wasi busir	te Collection Goal: As a public-private	partnersh in the overa	ip, work with all waste redu	the business c	ommunity to	create a
Wasi busir	te Collection Goal: As a public-private ness recycling program that would aid i	partnersh in the overa	ip, work with all waste redu	the business coction for the C	ommunity to ity's goal of 10	create a
busir	te Collection Goal: As a public-private ness recycling program that would aid if work with waste haulers to ensure that trash collection is reliable. Ensure that the area South End	e partnersh in the overa	ip, work with all waste redu 17/18	City & WastePro	ommunity to ity's goal of 10 Staff Time	General Fund
Wasir busir 4.01	Work with waste haulers to ensure that trash collection is reliable. Ensure that the area South End Business District compactors are kept clean.	in the overa	all waste redu	City &	ity's goal of 10	General Fund General Fund
4.01 4.02	Work with waste haulers to ensure that trash collection is reliable. Ensure that the area South End Business District compactors are kept	08/09	all waste redu 17/18	City & WastePro	Staff Time	General Fund General Fund General Fund
4.01	Work with waste haulers to ensure that trash collection is reliable. Ensure that the area South End Business District compactors are kept clean. Require all waste haulers contracted	08/09 08/09	17/18 17/18	City & WastePro	Staff Time Staff Time	General Fund General Fund General
4.01 4.02 4.03	Work with waste haulers to ensure that trash collection is reliable. Ensure that the area South End Business District compactors are kept clean. Require all waste haulers contracted by the City report quanties hauled. Consider expanding the recycling facility to include room for	08/09 08/09 09/10	17/18 17/18 17/18 17/18	City & WastePro City City City	Staff Time Staff Time Staff Time	General Fund General Fund General Fund General Fund General Fund, DCA,
4.01 4.02 4.03 4.04 4.05	Work with waste haulers to ensure that trash collection is reliable. Ensure that the area South End Business District compactors are kept clean. Require all waste haulers contracted by the City report quanties hauled. Consider expanding the recycling facility to include room for composting. Establish a means of managing solid waste utilizing a Geographic Information System (GIS) e Disposal Goal: Continue to ensure that the position of the property is available to handle the position of the continue to ensure the sal capacity is available to handle the position of the continue to ensure the capacity is available to handle the position of the continue to ensure the capacity is available to handle the position of the continue to ensure the capacity is available to handle the position of the continue to ensure the capacity is available to handle the position of the continue to ensure the capacity is available to handle the position of the capacity is available to handle the capacity is avai	08/09 08/09 09/10 10/11	17/18 17/18 17/18 17/18 11/12 11/12 y has a plan in	City & WastePro City City City City City	Staff Time Staff Time Staff Time Staff Time \$125,000	General Fund General Fund General Fund General Fund, DCA, DNR General Fund

5.02	Work with WastePro, or the designated City waste contractor, to annually monitor the capacity levels for the Broadhurst Landfill.	08/09	17/18	City	Staff Time	General Fund
5.03	Coordinate with the businesses that could possibly generate or store hazardous waste and the Fire Department to maintain an inventory that is updated annually.	08/09	17/18	City	Staff Time	General Fund

Land Limitation Goal: To ensure that the possibility for the siting of any sort of waste handling facility on Tybee Island be consistent with state and local solid waste management plans, as well as any other

regulatory requirements.

1						
6.01	Adhere to any applicable character are design guidelines consistent the City's Master Plan.	08/09	17/18	City	Staff Time	General Fund
6.02	Review and amend the Land Development Code in order to maintain uniformity with the Master Plan and the Solid Waste Management Plan.	08/09	10/11	City	Staff Time	General Fund
6.03	Implement, if necessary, the Plan Consistency Process of the Tybee Island Solid Waste Management Plan.	08/09	17/18	City	Staff Time	General fund
6.04	Continue to protect all environmentally sensitive areas of Tybee Island.	08/09	17/18	City	\$25,000	General Fund

Public Education & Involvement Goal: Provide the public, both residents and businesses, with more information so that they become aware of the need and support the local waste reduction efforts.

7.01	Strategy 1: Promote, via links on the City's Website (<u>www.cityoftybee.org</u>), recycling practices for the Island.	08/09	17/18	City	Staff Time	General Fund
7.02	Promote the prevention of litter through slogans located on future implementation of wayfinding signs.	08/09	09/10	City	\$55,000	General Fund
7.03	Prepare information to include along with the monthly water bill mailings from the City.	08/09	17/18	City	Staff Time	General Fund
7.04	Educate the public on the importance of recycling and composting	08/09	17/18	City/YMCA	\$5,000	General fund
7.05	Engage the homeowner's associations on the Island about the importance of recycling and composting within their neighborhoods.	08/09	17/18	City	Staff Time	General Fund

APPENDIX A "City Council Meeting Minutes from the 2 required Public Hearings"

20090212 City Council Minutes

CONSIDERATION OF ITEMS FOR CONSENT AGENDA

Mayor Buelterman called the Consent Agenda Meeting to order at 6:30pm on Thursday, February 12, 2009. Council members present were Mayor pro tem Wanda Doyle, Charlie Brewer, Barry Brown, Eddie Crone, Dick Smith and Paul Wolff. Also present were City Attorney Bubba Hughes, City Manager Diane Schleicher and Planning Director Brannyn Allen.

Mayor Buelterman listed the following items on the Consent Agenda:

- ➤ Council Minutes for 1/22/09
- > Consideration of appointment of Shirley Sessions to Beach Task Force
- > Consideration of appointment of Paul Wolff to Marine Science Center Board
- ➤ Consideration of Special Event Beer and Wine License for St. Michael's men's Club on March 14, 2009
- Consideration of Alcohol License Application for Sunday Sales License for Boonmas Thai Cuisine, 402 First St. Mounir Hassi.
- ➤ Consideration of request for 40% reduction in total rental fees of \$3,000 to \$1,800 on Guard House for February 27th through March 8th for World Organization of China Painters.
- ➤ Consideration of Agreement with WeatherFlow to allow installation of 10m Utility grade concrete pole with self contained weather station to monitor extreme wind events at no cost to Tybee.
- ➤ Request for out of state travel to West Virginia for Woody Hemphill to attend National Conference for Campground Managers, February 18-22, 2009.

City Manager confirmed travel expense was in his budget.

A MOTION by Councilman Brown to go into Executive Session to discuss Litigation and Personnel, was seconded by Councilman Wolff carried. The vote was unanimous.

Mayor Buelterman adjourned the Consent Agenda at 6:50pm.

OPENING CEREMONIES

Mayor Buelterman called the regular meeting to order at 7:00pm. Those in attendance at the Consent Agenda were also in attendance for the regular meeting. The invocation was given by Deacon Fretwell Crider of St. Michael's Catholic Church, followed by the Pledge of Allegiance to the Flag.

MAYOR'S ANNOUNCEMENTS

The Mayor wished to thank a few folks. The race this past Saturday. The police department, Brannyn and her staff and all the volunteers and sponsors for saving the race. He thanked the Tourism Council for their presentation on Tuesday, how they are spending the 2 cents of hotel/motel tax. They are doing excellent job keeping us & community informed of how they are using those dollars. He is

very confident that Tybee is going to have a very good year in spite of the economy. Pointed out front page news article, congratulated and thanked Joe Wilson and the public works department for all the work, planting trees, the crosswalks, everything they are doing to make Tybee better this winter. He also wanted to point out that a lot of the work is being done with state funds. The handicap sidewalks, trees planted along Hwy 80 are all being done with state funds. Thanked everyone for the support to St. Michael's. A lot of people contributed to reverse auction and appreciated the community stepping up.

He then asked the former Planning Commission members to step forward and be recognized. Plagues were then presented to Libby Bacon, Demery Bishop, John Major, Chuck Powell, and David Postle. He thanked each of member and Chairman Chuck.

The mayor also announced presentation of proclamation to the Corp of Engineers on Friday for Dan Parrot who is retiring and had helped Tybee out with the beach renourishment.

CITIZENS TO BE HEARD

Bill Cannon with the Tybee Beautification Association announced Adopt-A-Highway on Saturday, February 21 at 9:00am. Arrive with good shoes, gloves and hat. They will provide trash bags and support. Community service forms available. He thanked the mayor and council and community for support. Mayor thanked the association for the Nasty Butts cooperation with the city of Savannah and was passed on the thanks from Savannah's mayor.

Henry Levy then spoke on the welfare of Tybee. He spoke on the support of the toll road to solve parking problems, sewer problems, the median back down Butler Ave, take back the strand(most expensive oceanfront property now used for storage of automobiles), pay for life guards and the cleaning of the beach all at no cost to the Tybee people. All we pay for is supervision and all we need is nerve to proceed. He then discussed planning commission and zoning. Should be very few request for variances. When someone is appointed to planning commission they should be skilled and decisions should not be overturned but very rarely. Suggested using home grown people for task such as rewriting zoning codes. Howard Bellinger or Bill Saxton could do this for a percentage of what is in the contract being voted on by council tonight per month. He spoke on city manager and a lot of citizens think she is best thing to come along in a long time. She is effective, efficient and expeditious in the things she does and they think she should stay here. 5th thing is Night Sky Initiative. This would cost nothing to Tybee, save money on electricity, and make Tybee more attractive to visitors coming in the winter and to our own citizens.

Spec Hosti of Fort Pulaski spoke on small exhibit being put on Battery Park and requesting direction from council on lighting flag pole. The developer will pay electricity bill as it is in their right of way. Mr. Hughes said it could be accomplished going thru zoning. Council Brown suggested light above flag shining down. After discussion Council Brewer volunteered to look into it and give some suggestions and council will get information to him and put him in touch with Diane Otto.

He then asked Sandy Chandler to come up to receive recognition for serving on Planning Commission as he was absent at beginning of meeting.

A property owner on Gulick Street spoke against request for Site Plan Amendment to existing Planned Unit Development. As he was told, at the time he purchased his property, by the Tybee Zoning department that the property in questioned could not be built on.

CONSIDERATION OF BOARD, COMMISSION AND COMMITTEE APPOINTMENTS:

Those on the agenda were moved to the consent agenda. The Mayor then announced council is looking for people to apply to the Historic Preservation Advisory Committee, Cullen Chambers is helping with that and welcomed applications. Also need applications for Better Hometown Board. Please come to city hall and see Vivian Woods, the clerk of council to apply.

CONSIDERATION OF APPROVAL OF CONSENT AGENDA ITEMS

A MOTION to approve by Councilman Wolff, seconded by Mayor pro tem Doyle was unanimous to approve items on the Consent Agenda.

OLD BUSINESS:

➤ Consideration of Live Oak Developers Request for a Site Plan Amendment to Existing Planned Unit Development. Live Oak Group, LLC. Lot 14 Gulick St. PIN #4-0002-20-003, Zone PUD.

Mr. Hughes reminded council that at the public hearing in October the council agreed to review the request for 90 days and that period has lapsed and it is time for a decision one way or the other. The matter is also still in litigation. This is a different application then what was originally filed in the pending litigation. This is to amend the PUD and the other was a suit to get a building permit. Mr. Wolf asked if the parties involved had failed to come to any agreement so far and Mr. Hughes responded that is correct.

A MOTION by Councilman Smith to Deny, was seconded by Councilman Wolff carried. The vote was unanimous.

PUBLIC HEARINGS:

Consideration of Zoning Variance (Section 5-090) from Section 3-020, Continuance of Non-conforming uses/structures, Jeff Cramer for Bruce Remler, 3 Tenth Ct. PIN 4-0006-16-015, Zone R-2.

Brannyn Allen explained need for variance and stated planning commission voted unanimously to approve.

Jeff Cramer spoke and presented council with the owners' plans for the building on the property. Mr. Brown asked Mr. Cramer if it did not exceed the 50% law and Mr. Cramer responded it would not. Councilman Wolff asked if the only impervious surface added would be on the roof of the porch. There is already a concrete driveway where the

addition is going and would not impact drainage and there is not a roof on the porch now it is just an open deck. Mr. Cramer responded he thought there was a roof on the porch as you can walk on top of it.

Bruce Remler spoke and said his family's intention was just to make his home year round now and more comfortable. He also read a letter from neighbor, Dr & Mrs. Shook stating no objections to set back request. He also thanked Mr. Wolff for visiting the site to consider it.

Brian Conner, neighbor spoke on no objections to Mr. Remler's request.

A MOTION by Councilman Wolff to approve, seconded by Mayor pro tem Doyle carried. The vote was unanimous.

Consideration of Site Plan Approval (Section 5-080) mixed use building, Jeff Cramer for 211 Butler LLC., 211 Butler Ave. Pin 4-0004-08-004, Zone C-1.
Ms. Allen explained proposal and stated planning commission after much discussion did vote unanimous for approval. Mayor Buelterman asked if there were any conditions on that approval on which Ms. Allen responded no.
Several neighbors spoke at length on concerns about the exit/entrance on Third St., lighting issues, and dumpster location. Discussion evolved with council discussing these concerns with Mr. Cramer and Mr. Boswell. Several neighbors & council members also noted this was best plan that has ever been presented on this property.

A MOTION by Councilman Wolff to approve with following conditions: 1) No Egress on 3rd Street. 2) All Parking Spaces must be permeable. 3) Dumpster to be moved to Parking Space #24, seconded by Councilman Brown.

Councilman Wolff restated and amended his **MOTION** to add: 1) No access on 3rd street; 2) All parking areas and spaces must be approved permeable materials; 3) no light intrusion greater than 1 foot candlelight at property lines on either side; 4) Require vegetation buffer to extend the length of 3rd & Lovell Ave. Councilman Brown seconded amendment and the motion carried. The vote was unanimous.

Consideration of Solid Waste Management Plan: Department of Community Affairs requires communities to adopt a plan to manage solid waste for the next 10 years. Ms. Allen stated this is first draft of the plan and this is what is required by the Department of Community Affairs to be updated by the city. It is really no substance of changes as to what the city is doing today it just puts on paper the recycling and educational initiatives that are already underway. It does talk about a 10% reduction in solid waste reduction in the next 10 years-1% each year. The mayor asked what happens if we don't do the 1% reduction is there anybody that really measures that? She responded no. Council man Wolff then stated if we don't do this or have the plan approved then he has already been contacted by DCA that our WaterFirst is in jeopardy because we have to have a plan. Mayor asked if planning commission has to approve

and Ms. Allen stated this is not a planning commission amendment at all. This is the 1st public hearing that is required; it will come back in March for the 2nd public hearing and adoption. This is a draft; it can have comments, etc. and changed.

A MOTION by Councilman Wolff to approve, seconded by Councilman Smith carried with the vote Wolff, Smith, Brewer, Crone and Doyle in favor and Brown opposed.

Consideration of 1st Reading for Replacement of Land Development Code Article 16, Stormwater Management.
Ms. Allen made one correction on how the Agenda Request is stated. When it was sent to planning commission it was pretty much a copy of Savannah's Stormwater Management Ordinance and that is why it was worded that way. She and Joe Wilson and Downer Davis have worked to amend that ordinance to be more appropriate to Tybee. She wanted to make clear we are not adopting someone else's ordinance to fulfill a stop gap here. Ms. Doyle asked if this was a 1st reading and would come back again and Ms Allen responded yes. Councilman Wolff than asked for clarification on Sec 16-190C, page 9, what the 1% per second runoff means? Discussion was on Single Family lots vs. Commercial lots.

A MOTION by Councilman Wolff to approve for 1st Reading, seconded by Councilman Smith carried. The vote was unanimous.

ORDINANCES, RESOLUTIONS AND ZONING VARIANCES

Consideration of Proposed Resolution supporting a referendum for converting to four year staggered terms for City Council and four year term for Mayor. Mayor Buelterman stated a reporter had asked "who put this on the agenda" and he had responded to her "we all did". It had come up in the last workshop. There is not going to be a decision made tonight other than asking voters for their consideration. Dick Smith stated if put on the ballot then Carl Vinson Institute to come and do 2 workshops or open houses, with no participation of the council, for them to explain to the citizens of the city what the staggered 4 years term could mean to the city. Only 2 cities our size that have 2 year terms. It would give Tybee more continuity in government with 4 year staggered term for 3 council members each, and almost eliminate running slates. Give excellent turn out in November for city election, next year congressional if turn out smaller. Would not take effect this year but in 2011 election 3 top voters 4 year terms and others 2 year term. Every 2 years election: 3 council members, and every other 4 years an election for mayor. The mechanics if the mayor would be in a runoff if more than 1 candidate could be worked out. Councilman Wolff and Mayor Buelterman concurred on Smith's explanation. Councilman Wolff also added other benefits there is a learning curve for elected officials to get their bearings in learning how to interact with county and regional bodies we need help from. Also state and regional commissions appoint officers for 3 or 4 year

terms and they do not look at candidates that can't meet their requirements. He had just been a victim of that. Our elected officials need to have a broader voice at state level.

Mayor Pro Tem Doyle stated as they travel around to workshops etc., and talk to officials from other cities, counties, and Carl Vinson Institute they cannot believe we still have 2 year terms. That is the one thing they comment on that it would help with our consistency and continuity and they strongly encouraged we change it. She asked Mr. Hughes if the Resolution stated the vote in 2010 or 2011. Mayor Buelterman and Mr. Hughes then clarified Smith's motion was for 2009 for referendum but vote in 2010 and effect in 2011.

Councilman Brown asked about cost factor. Mr. Hughes responded if done in conjunction with other election, very minimal. Cost of workshops by GMA is unknown. Brown than stated it was beat up last time it was voted on. Mr. Hughes stated he did not recall what the vote was but he thought the problem was how the referendum was worded. As it came back from legislature, he has talked to the legislature counsel about this and he thinks there is a way we can make the wording clearer to the voters what the question is. Smith noted last time we had very little publicity about it. This time we really need people to have understanding of the 2 year 4 year terms and what it can mean to the city without input from council.

A MOTION by Councilman Smith to accept the Resolution but amend it to put the referendum on the 2009 ballot to take effect in 2011 and have GMA conduct workshops on four year terms, was seconded by Councilman Wolff. After gaining clarification from Mr. Hughes, Councilman Wolff withdrew his second and Mayor pro tem Doyle seconded the motion. The vote was Smith, Doyle and Crone in favor and Brown, Brewer and Wolff opposed. Mayor Buelterman voted in opposition. Motion failed.

Mayor Buelterman stated this council and also other elected officials before think this is a problem, and he thinks this is the number 1 problem we have on Tybee. It leads to lack of continuity, often times nasty elections. Suggested waiting till next year and have more workshops, public awareness and not send to legislature until all citizens have all information. Does not want to take chance in failing again and being too long till next time. Councilman Wolff and Councilman Brewer agreed with Mayor that this needs to come from citizens and understand all the pluses and minuses. Mayor Buelterman restated the workshops and it comes from the people. Smith stated this council needs to take ownership of this and the vital importance of making sure this is done whenever. It is too important to put off. Mayor wants to eliminate confusion of what council? It does not need to be done in election year of council. Brown stated Carl Vinson Institute is good start. We would have time to still send it to legislature before this council's term expired. But Mayor stated next council could resend like it was done 6 years ago.

A MOTION by Councilman Wolff to approve the Resolution as written to conduct the referendum in 2010 to take effect 2011 and to have GMA conduct workshops on four year terms,

seconded by Councilman Brewer carried. The vote was Wolff, Brewer and Brown in favor and Crone, Doyle and Smith opposed. Mayor Buelterman voted in favor of the motion.

Consideration of 1st Reading for Amendment to Code Section 58-107 (1) Hotel/Motel Tax.

Mr. Hughes clarified that even though Brewer and Wolff is impacted by this due to their nature of business. This is a legislature tax matter and same scenario applies as the milege rate and everyone is impacted so there is no problem with them participating. This is to bring Tybee's ordinance current with the expansion of time period under state law within which hotel/motel tax can be charged and collected. There were major changes that took place last July 1 and this is one of them. Now it is possible to go over the prior percentage by local act of your legislative delegation and other changes. There is no reason not to have this on the books as a revenue measure. It expanded the 10 days taxable rental to 30 days. Wolff asked if this was required by the state or just enables us to do it. He responded just enables us. Does not change the tax amount. Still 13% which includes 7% sales tax. Mr. Brewer asked if Keith Gay could speak. Mayor asked him to address his concern. He has no standing one way or the other it just puts everyone on even keel. However it is a significant amount of money from November to March.

Council asked for City Manager and City Attorney to determine state requirements and financial impact if possible. Bring back to 2nd Meeting in February.

Mrs. Brewer asked if there would be an audit and if rental companies would be punished for not doing it the right way? Mayor responded no and we would take care of that.

➤ Consideration of procedure for dune setback ordinance.

Brown stated this would implement what the state already request people to do, this would make it where we require people to stay 10 feet back from the toe of the dune as been stated by the DNR, it is under Dune Protection Act article 3 not the Shore Protection act. Limited to what is under their jurisdiction. He suggested to send to planning commission for hearings and then back to us.

A MOTION by Councilman Brown to send to Planning Commission for recommendation, seconded by Councilman Brewer carried. The vote was unanimous.

BIDS, CONTRACTS, AGREEMENTS AND EXPENDITURES

➤ Consideration of Amendment to Waste Pro Contract.

Wolff clarified that they would sell to anyone that wants a second recycle bin. But they will pick up anything recyclable that is curbside in any container.

A MOTION by Councilman Wolff to approve, seconded by Councilman Smith carried. The vote was unanimous.

➤ Consideration of Contract with Brannyn Allen for Consulting Services @ \$55.00 an hour not to exceed \$4,000 monthly plus travel expenses.

Mr. Smith stated he had talked to Mr. Hughes prior to the meeting and asked him to come up with the wording Vivian, Clerk of Council asked for in amending the agenda as wording was misleading. So wording was clarified by Mr. Hughes to include \$55.00 an hour not to exceed \$4,000.

Councilman Brown asked Mr. Hughes if there is a cap on traveling. Mayor and Councilman Crone clarified that city manager would have to approve expenses. He also asked if 30 days out if either party terminates she would be paid only on task done. Mr. Brown asked why this is not being put out to bid. Mr. Hughes stated there would be learning curb for anyone else to catch up. There are ongoing projects Ms. Allen is involved in. It would be hard for anyone else to step in and run with it without delay or increase in expense. He reminded council contract could be terminated at any time. Mr. Brewer pointed out items in scope of work for her. #2 falls under jurisdiction of Zoning Administrators supervisory duties. Project manager needs to be on location not across the states being done remotely. General planning by emailing, etc. City Manager could do #1 competently, capable and teaching these requirements and skills into learning curve for the new Interim Zoning Administrator. He stated he liked Ms. Allen personally but he is looking at it objectively in terms of what we are paying someone half way across the country, #1 looks like general conversation. #5 - we learned in Atlanta about government cutting expenses being more efficient, might be better for our city manager to know what is involved in the short term work program instead of someone sitting on the other side of the country, he doesn't see how #5 an effect way to assign someone to work with it. As far as Land Development Code #3, this is creating work. He doesn't see the value. Not the best bang for the buck. Councilman Wolff agrees with attorney, as there are ongoing projects we need to take advantage of her knowledge and experience and go with it. Councilman Smith asked Mr. Hughes in his opinion what would the estimated cost be, and how long would it take for someone else to get up to speed on projects outlined in contract. He responded it would depend on who it would be. The skill sets are not identical. There would be differences. Exhibit A is a generalization of some 24 items specified. About 1 year to 18 months to get up to speed. Mr. Smith suggested \$75,000-\$100,000. Brown asked if the cleanup of the woods is under EPA already? Mr. Hughes responded no, that is what she would be doing is coordinating it with them. Mr. Brown asked if DPW or Water Sewer would be involved. Mr. Hughes said yes, it is multifaceted. Mayor Buelterman said he looks at this as a financial issue. There is the potential with these very complicated things are not done right now we are going to pay down the road. We have seen examples time and time again with this city. If these complex issues can be done right and very quickly by somebody who knows what is going on it will save us money down the road. He gave example of 3 or 4 year mess on Lazaretto Creek. It has cost us money. He sees this contract as a savings not a cost expenditure. He does take seriously the advice of the city counsel and always has.

Mr. Hughes then gave discussion on previous and existing consulting contracts. He also stated the continuity of what is here and it would be time consuming on his end and harder if he had to deal with someone without her background.

Mr. Brewer asked Mr. Hughes what is critical in each of the items in the contract. Mr. Brown asked if anyone in Zoning or Better Hometown or anyone could pick up phone and call her and incur expense. Mr. Hughes said that is correct. He could take out anyone they do not want to call. He tried to draft it where it would do the most good.

Mr. Smith asked Mrs. Schleicher if she could do or has the time to do her job and Ms. Allen's, as Mr. Brewer suggested, along with her current duties. If she is allowed to run the city.

A MOTION by Councilman Wolff to approve, seconded by Councilman Smith carried. The vote was Wolff, Smith and Crone in favor and Brown, Brewer and Doyle opposed. Mayor Buelterman voted in favor of the motion.

> Zoning Specialist is upgraded to Interim Zoning Administrator (\$1,537.50) 7220-51-1100.

Mayor Buelterman asked for confirmation from Mr. Hughes that this would include a 5% increase. He responded this is only 1 thing it is a combination of several things. Budget adjustments do still have to be approved even though it is shifting between departments. Also the position does not currently exist under the current classification and compensation plan. The suggestion from city manager is to try an interim position of that classification and that would be preferable. So it is the budget amendment and any new position created. The city manager gave a visual presentation of an organizational structure chart to explain the changes and movements between the departments

Mayor Buelterman stated the council is dealing with the positions and the people are up to her. She deals with if the people are doing their duties or not. Council only deals with budget and position.

Mayor stated this had been reviewed at the workshop. Save money and not lay anyone off. She has done this.

Mr. Brewer stated it had been brought to his attention some concerns on customer service in the previous zoning department. He had heard from a consultant some time back it might be a good idea to do a customer satisfaction survey with different parts of our city government. That they are measured if experience was a satisfactory experience. In dealing with new positions or new roles is this the time to initiate something like this to give you feedback on evaluating if they are giving the right level of customer service. She responded that might be something they would look at. He asked if she would work it into this restructuring.

Discussion was held on the relocation of special events processing to different department.

A MOTION by Councilman Wolff to approve, seconded by Councilman Smith carried. The vote was Wolff, Smith, Brewer and Crone in favor and Brown and Doyle opposed.

> Transfer of Budget for City Marshal Position from Zoning to Police Department. (\$31,536.46) from 7220-51-1100 to 3210-51-1100.

A MOTION by Councilman Wolff to approve, seconded by Councilman Smith carried. The vote was unanimous.

> Selling of a zoning vehicle and reflecting in budget

A MOTION by councilman Wolff to approve, seconded by Smith. Motion was withdrawn and second was withdrawn.

Doyle asked if this vehicle could be transferred to campground to help with the mileage or anything or any other department use it. Discussion proceeded. So mayor asked for motion withdrawal to allow city manager to look into other department use of vehicle and cost effectiveness.

> Transfer of Budget for Facilities Administrator from Zoning to DPW (\$9,008.96) from 7220-51-1100 to 4210-51-1100.

A MOTION by Councilman Brewer to approve, seconded by Councilman Wolff carried. The vote was unanimous.

> Transfer of Budget for reassignment of Deputy City Marshal to Police Officer (\$21,625.11) from 7220-51-1100 to 3210-51-1100.

A MOTION by Councilman Brewer to approve, seconded by Mayor pro tem Doyle carried. The vote was unanimous.

Consideration of Chatham County Contract – Inspections Service Agreement \$23,000 annually for 96 hours monthly from 7220-52-1205.
Mayor asked if economy picks up will we have same quality of service due to increase business. Ms. Schleicher will work with staff to keep office staffed best of ability and cost effectiveness and keep customer service quality.

A MOTION by Councilman Wolff to approve, seconded by Councilman Smith carried. The vote was unanimous.

➤ Midyear budget adjustment for River's End Campground. (\$336,576) from General Fund to campground 555-6180

City Manager was informing City Council about the budget adjustment/ no action taken. Schleicher explained this is necessary due to restraints from cabins not on line to help reduce shortfall. We knew the contributions would be around \$98,000, but it turning out to be a little

over \$300,000. The good news if cabin rentals do good this summer the gap will be closer to \$200,000. Also disclosed assisting campground manager with mileage issue.

Mr. Brewer asked for clarification on budget amounts. Ms. Schleicher reviewed dollar amounts and clarified expenditures and previous debts of campgrounds. Final comparison of cost effectiveness of shutting down campground and converting to green space showed over \$600,000 would still have to be paid from general fund. That would be greater than paying \$300,000, now keeping it operating and using cabins and revenues to keep closing gap. Mr. Brewer asked Ms Schleicher who is accountable for having to shift \$200,000 out of the general fund to shore up the campground who she is holding accountable and in what fashion. Mayor responded that the elected officials who voted to purchase it is. Ms Schleicher stated the campground manager is working and being creative in generating more revenue to close gap of previous debt that is what is creating shortfall. Woody Hemphill, manager discussed concerns and projects working on. Councilman Crone stated at time of purchase council did not expect campground to make money for at least 10 years. Councilman Brewer restated holding someone accountable for lack of revenue.

Mayor Pro Tem asked we be more positive that year is not over yet. Summer revenue and special tourism promotions may change things.

Councilman Crone left the meeting at 9:50pm.

COUNCIL, OFFICIALS AND CITY ATTORNEY COMMENTS

Leadership Tybee

Councilman Brewer discussed the recent trip to Atlanta for Chatham Day and the Leadership group from Savannah was recognized. He asked Dr. Joe Buck, Armstrong State Leadership what his view is on establishing Leadership Tybee to help groom people to understand good leadership skills toward our island. Some folks at Ga Power in their community development department forwarded him information that there is grant money available to fund programs like this. He is interested if Tybee can do something like this. Developing good skills could be a positive step. Ms. Schleicher said the deadline for application in March 13 approximately. We cannot duplicate the Leadership Savannah program. We can compliment but not be exactly the same. We also can get a letter of recommendation from Leadership Savannah. Discuss with them so not to duplicate but have our own program. She is researching. Mr. Brewer asked council to allow him and Ms. Schleicher permission to investigate and come back to council. Council concurred this is good idea. No motion necessary.

ADJOURNMENT

A MOTION by Councilman Wolff to adjourn, seconded by Councilman Brewer carried. The vote was unanimous.

20100114 City Council Synopsis

Mayor Buelterman called the Consent Agenda meeting to order at 6:30pm on Thursday. January 14, 2010. Council Members present were Mayor pro tem Shirley Sessions, Wanda Doyle, Bill Garbett, Frank Schuman, Kathryn Williams and Paul Wolff. Also present were City Attorney Bubba Hughes, City Manager Diane Schleicher and Zoning Director Jonathan Lynn.

Mayor Buelterman listed the following items on the Consent Agenda:

City Council Minutes for 12/10/2009

• Mayor's Ex Officio and Committee appointments:

Audit Committee: Bill Garbett Beach Task Force: Paul Wolff

Better Hometown Board: Shirley Sessions-Ex Officio

Infrastructure: Kathryn Williams, Paul Wolff, Bill Garbett and Barry Brown(Ex-Officio)

Marine Science Center: Frank Schuman and Kathryn Williams

Tourism Council: Wanda Doyle

YMCA: Wanda Doyle

• Ethics Commission Appointment: Tyler Marion

 Special Event Beer and Wine License Application-Mardi Gras Celebration-Strand and Tybrisa, February 13, 2010-Tybee Fest

Public Defender Service Agreement

Executive Session:

A Motion by Paul Wolff to go into Executive Session to discuss Litigation and Personnel was seconded by Kathryn Williams. The vote was unanimous.

A Motion by Paul Wolff to end Executive Session was seconded by Wanda Doyle. The vote was unanimous.

Mayor Buelterman adjourned the Consent Agenda.

Mayor Buelterman called the regular meeting of the City Council to order at 7:00pm. Those present at the Consent Agenda were also in attendance for the regular meeting. Father Thomas Peyton gave the invocation and everyone recited the Pledge of Allegiance to the Flag.

Appointments of Planning Commission:

1.	Demery Bishop	6 votes
2.	Monty Parks	5 votes
3.	Marianne Bramble	4 votes
4.	Robert Callahan	4 votes
5.	John Major	4 votes

Mayor Buelterman selected John Major to fill the one year term left from Lisa McKenzie's resignation.

Citizens to be Heard:

Libby Bacon requested Council approve plans for a community garden.

A Motion by Wanda Doyle to approve moving forward with staff working with Libby and Kelly, was seconded by Paul Wolff. The vote was unanimous.

• Stayce Jarrell agent for Suzanne Painter of the World Organization of China Painters, requesting reduction of \$1200 for the 12 day facility rental fees (50%) for the cafeteria.

A Motion by Shirley Sessions to approve the reduced fee was seconded by Bill Garbett. The vote was unanimous.

Consent Agenda:

A Motion by Paul Wolff to approve the Consent Agenda was seconded by Frank Schuman. The vote was unanimous.

Public Hearings:

 2nd and Final Required Public Hearing for City of Tybee Island Solid Waste Management Plan As required by the Georgia Department of Community Affairs.

A Motion by Kathryn Williams to approve with the following amendments:

Page 11-addition of "Through Contractors"

Page 13-addition of Beautification conducts 3 Beach Sweeps and 4 adopt a highways annually

Page 14-Add Dog Feces to particular concerns-also put in ordinance reference.

Was seconded by Paul Wolff. The vote was unanimous.

Variance Request for setback for condominiums (Section 3-090 (B)), Petitioner: Natasha Wilhite for Pelican's Landing of Tybee, LLC Address: 26 Atlantic Ave Zone C-1/SE PIN#' 4-0008
 03140,141,142,143,144,145,146,147,148,149,150,151,152,153,154,155,156,157,158

A Motion by Shirley Sessions to deny was seconded by Kathryn Williams. The vote was Sessions, Williams, Garbett, Schuman and Wolff in favor and Doyle opposed.

 Site Plan Review (Section 5-080) for Petitioner: Mark Boswell for Stayce Jarrell Address: 1112 &1114 Hwy 80 PIN 4-0026-11-010 Zone C-2

A Motion by Wanda Doyle to approve Site Plan and Special Review contingent on off site parking plan being worked out between the Jarrell's and Zoning Staff in order to save the 30" Lob Lolly Pine Tree, was seconded by Frank Schuman. The vote was unanimous.

Subdivision Plat Approval (Section 5-130 (J)) Petitioner: Mark Boswell for Wyman Sharpe
 Address: 200 Block of Fifth Ave PIN 4-0004-13-004, -005, -012 and -013 Zone R-2

A Motion by Wanda Doyle to approve contingent on re-conveyance of walking trail and lots to the city, was seconded by Shirley Sessions. The vote was Doyle, Sessions, Garbett and Schuman in favor and Williams and Wolff opposed.

Executive Session:

A Motion by Paul Wolff to go into Executive Session to discuss Personnel was seconded by Wanda Doyle. The vote was unanimous.

A Motion by Paul Wolff to end Executive Session was seconded by Kathryn Williams, the vote was unanimous.

Adjournment:

A Motion by Paul Wolff to adjourn was seconded by Kathryn Williams. The vote was unanimous.

APPENDIX B

"City of Tybee Island City Council Transmittal Resolution from March 12, 2009"

City of Tybee Island

RESOLUTION TO TRANSMIT SOLID WASTE MANAGEMENT PLAN

WHEREAS, the Georgia Solid Waste Management Act requires county and municipal governments to prepare a local solid waste management plan and periodic update; and

WHEREAS, the Mayor and Council of the City of Tybee Island has compiled, reviewed and modified the City of Tybee Island Solid Waste Management Plan; and

WHEREAS, the Mayor and Council of the City of Tybee Island has complied with the Rules of the Georgia Department of Community Affairs Minimum Planning Standards and Procedures for Solid Waste Management (Chapter 110-4-3) including public participation requirements;

BE IT THEREFORE RESOLVED, by the Mayor and Council of Tybee Island, Georgia that the document entitled Tybee Island Solid Waste Management Plan 2008-2018 may be sent to the Department of Community Affairs for review and approval.

BE IT FURTHER RESOLVED that any resolution in conflict with this resolution is hereby repealed

Adopted this 12th day of March 2009.

Jason Buelterman, Mayor

Vivian Woods Clark of Council

APPENDIX C

"Landfill Capacity Assurance Letter"



Broadhurst

P.O. Box 278 Screven, GA 31560 Phone: (912) 530-7050 Fax: (912) 530-7070

City of Tybec Island Attn: Diane Schleicher, City Manager P.O. Box 2749 Tybee Island, GA 31328

Dear Ms. Schleicher,

This letter serves as a disposal capacity assurance for waste generated by the City of Tybee Island from 2008 to 2018. The Georgia EPD permit number for this facility is 151-014D(SL). This assurance is based upon Tybee Island disposing of approximately 48,583 projected tons of waste at the Broadhurst Landfill, which is located at 4800 Broadhurst Rd. West in Screven, Georgia during the ten-year planning period.

We thank the City of Tybee Island for this business partnership and look forward to providing environmentally sound waste disposal options for the foreseeable future.

Sincerely,

John W. Simmons Division Manager

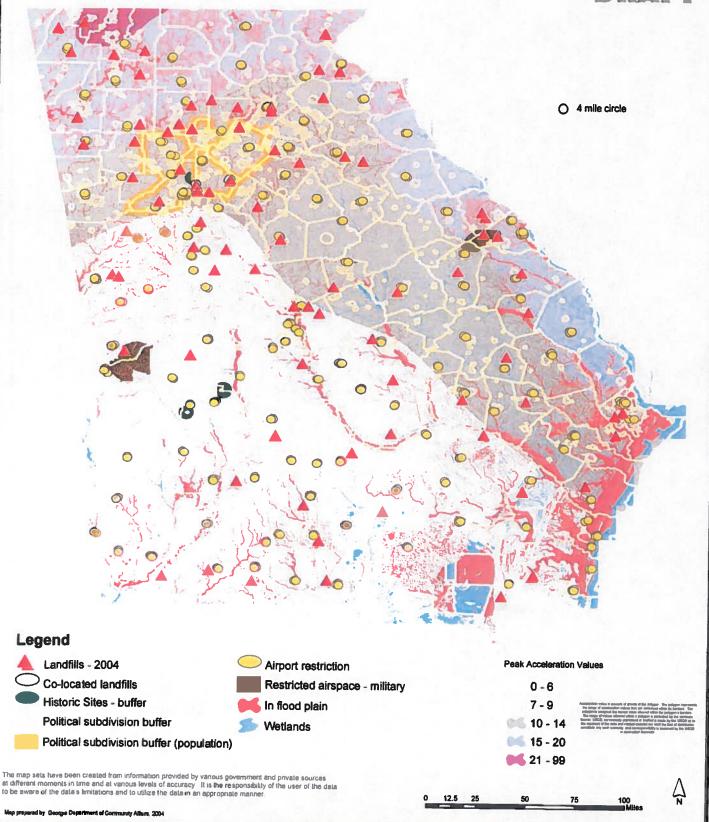
APPENDIX D

"Landfill Siting Restrictions Map of the State of Georgia"

Landfill Siting Restrictions

Based on best available data as of October 2004

DRAFT



APPENDIX E

"City of Tybee Island/WastePro Curbside Recycling Flyer"



Tybee Island Curbside Recycling







WHEN? Recycling bins must be placed at the curb no later than 7:00 AM on the day of collection. Please remove the recycling bin from the curb by 7:00 PM on the day of collection. Tybee Island is divided into three zones for collecting recyclable material. See reverse for map and collection schedule.

HOW? All recyclables can be placed in the bin the City has provided; there is no need to sort materials. Paper should be dry and loose; metal, glass and plastic containers should be rinsed.

recycling symbol. Styrofoem

Materials	What to Recycle	Preparation	Unacceptable
Glass	All glass containers used for food or beverages, including clear, brown, green or blue glass	Rinse well Labels may remain Remove IIds	Drinking glasses, mirrors, window glass, ceramics such as plates and coffee mugs, Pyrex dishes, light bulbs or any other non-container glass
Aluminum	Aluminum beverage containers such as soda and beer cans	Rinse well	Spray cans of any kind or any other non-load metal cans; aluminum folload wrapping containers
Steel or Tin cans	Steel or tin cans used for fruits, vegetables, soups, juices and other food items	Rinse well Labels may remain Lids may remain	Spray cans of any kind or any other non-food metal cans; the foil, food wrapping containers
Newspaper	Clean, dry untied newspaper	Keep dry Do not tie	Any paper products that cannot be easily torn, such as waxed cardboard or laminated material, any items contaminated with food such as dirty pizza boxes or paper places.
Other paper	Clean, dry, untred advertising inserts, telephone books, magazines, white office paper, junk mail and mixed paper goods	Keep dry Do not tie	Any paper products that cannot be easily torn, such as waxed cardboard or laminated material, any items contaminated with food such as dirty pizza boxes or paper plates.
Cardboard	Broken-down, collapsed, corrugated cardboard boxes should be placed at curb for recycling pickup.	Keep dry Do not be	Puzza boxes, or any cardboard that comes into contact with a loud item.
Plastic	Plastic beverage bottles or mile, and water jugs with a #1 or #2 recycling symbol	Rinse well Flatten	Motor oil, shampoo, soop detergent containers or any plastic container that does not have a #1 or #2



Serving the Cities and Counties of Coastal Georgia since 1964

April 30, 2010

Mr. Randy Hartmann, Director Department of Community Affairs Office of Environmental Management 60 Executive Park South, N.E. Atlanta, GA 30329-2231

Re: Approved Solid Waste Management Plan Adopted by City of Tybee Island

Dear Mr. Hartmann:

The Coastal Regional Commission has received notification that the City of Tybee Island has adopted their approved ten-year Solid Waste Management Plan (SWMP). Enclosed is a copy of the final adopted SWMP that covers the 2008-2018 planning period. A copy of the local government's adoption resolution is also included.

If you have any questions, please do not hesitate to contact me at (912) 262-2810.

Sincerely,

Allen Burns

Executive Director

AB/rg

Enclosure

c: Mayor Jason Buelterman, City of Tybee Island
 Diane Schleicher, Tybee Island City Manager
 Jonathan Lynn, Tybee Island Planning and Zoning Manager
 Deatre Denion, DCA



RESOLUTION TO ADOPT SOLID WASTE MANAGEMENT PLAN

WHEREAS, the Georgia Solid Waste Management Act requires county and municipal governments to prepare a local solid waste management plan and periodic update; and

WHEREAS, the Mayor and Council of the City of Tybee Island has compiled, reviewed and modified the City of Tybee Island's solid waste management plan; and

WHEREAS, the Mayor and Council of the City of Tybee Island has complied with the Rules of the Georgia Department of Community Affairs minimum planning standards and procedures for solid waste management (Chapter 110-4-3), including public participation requirements.

NOW, THEREFORE, be it resolved by the Mayor and Council of the City of Tybee Island, Georgia that the document entitled Tybee Island Solid Waste Management Plan 2008-2018 is adopted.

BE IT FURTHER RESOLVED that any resolution in conflict with this resolution is hereby repealed.

SO RESOLVED.

This and day of Jupie , 2010.

Jason Buelterman, Mayor

ATTEST:

Vivian Woods/Clerk of Council

EMH/Tybee/14536/Resolutions/Solid Waste Management 04.13.10



April 9, 2010

Mr. Allen Burns, Executive Director Coastal Georgia Regional Development Center 127 F Street Brunswick, Georgia 31521

Dear Allen:

Our staff has reviewed the revised information for the 2008 – 2018 Solid Waste Management Plan for the City of Tybee Island. The revisions have brought the plan into compliance with the Minimum Planning Standards and Procedures for Solid Waste Management. To regain eligibility for solid waste permits, grants, and loans, Tybee Island must adopt the 2008 - 2018 Solid Waste Management Plan as soon as possible.

In order to complete the planning cycle, please forward a copy of the adoption resolutions along with a copy of the revised adopted Solid Waste Management Plan to our office. Once we receive these documents, we will send notification to the City of Tybee Island of their renewed eligibility for solid waste grants, loans, and permits.

Sincerely,

Michael W. Gleaton

Assistant Commissioner

MG/dd









May 13, 2010

Honorable Jason Buelterman Mayor of City of Tybee Island 403 Butler Ave P.O. Box 2749 Tybee Island, Georgia 31328

Dear Mayor Buelterman:

We have received notification that the City of Tybee Island has adopted the 2008-20018 Solid Waste Management Plan that meets the Minimum Planning Standards and Procedures for Solid Waste Management. Accordingly, it is my pleasure to notify you that the City of Tybee Island remains eligible for solid waste permits, grants and loans.

As you have experienced, in addition to proper and thorough long-range planning, effective solid waste management requires the ability to adapt when circumstances indicate that such action is necessary. Through continued review, and revision when necessary, solid waste planning provides your local government with more control over its destiny and assists you in dealing more effectively with both short-term and long-term management decisions.

We commend you for your hard work and dedication. If you have any questions regarding your solid waste management plan, please contact Deatre Denion in our Office of Environmental Management at (912) 704-4136 or at **Deatre.Denion@dca.ga.gov**.

Sincerely,

Mike Beatty Commissioner

Mike Benty

MB/dd

cc: Allen Burns, Coastal Regional Commission



